

264142

When recorded mail to:

City Clerk's Office
City of Riverside
City Hall, 3900 Main Street
Riverside, California 92522

FREE RECORDING

This instrument is for the benefit
of the City of Riverside and is
entitled to be recorded without
fee (Government Code §6103)

RECEIVED FOR RECORD
AT 8:00 O'CLOCK

JUN 29 1994

Recorded in Official Records
of Riverside County, California

Recorder

Fees \$

FOR RECORDER'S OFFICE USE ONLY

Project: C-4-690
Victoria Ave. & Arroyo Dr.

13728

GRANT DEED

VICTORIA CLUB, a corporation, as Grantor, FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, does hereby grant to the CITY OF RIVERSIDE, a municipal corporation of the State of California, as Grantee, its successors and assigns, the real property as described in Exhibit "A" attached hereto and incorporated herein by this reference, located in the City of Riverside, County of Riverside, State of California.

Dated JUNE 22, 1994

VICTORIA CLUB, a corporation

By

Renita E. Hagen

Title

PRESIDENT

By

John W. McElroy

Title

SECRETARY

223-110-023-0

LEGAL DESCRIPTION FOR THE
WIDENING OF VICTORIA AVENUE

THOSE PORTIONS OF LOT 4 AND LOT 11 OF THE VICTORIA RANCH AS SHOWN BY MAP ON FILE IN BOOK 4 OF MAPS, AT PAGE 59, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA, THAT PORTION OF LOT 112 OF DIVISION "C" OF HALL'S ADDITION TO RIVERSIDE AS SHOWN BY MAP ON FILE IN BOOK 9 OF MAPS, AT PAGE 3, RECORDS OF SAN BERNARDINO COUNTY, CALIFORNIA, TOGETHER WITH THAT PORTION OF ARROYO DRIVE, VACATED BY THE CITY COUNCIL OF THE CITY OF RIVERSIDE BY RESOLUTION NO. 6122, RECORDED MARCH 5, 1954 IN BOOK 1561 OF OFFICIAL RECORDS, AT PAGE 254, ET SEQ., RECORDS OF RIVERSIDE COUNTY, CALIFORNIA, DESCRIBED AS FOLLOWS:

COMMENCING AT A POINT ON THE CENTERLINE OF LOT 113 OF SAID DIVISION "C" OF HALL'S ADDITION TO RIVERSIDE, THE CENTERLINE OF SAID LOT 113 ALSO BEING SHOWN ON THE MAP OF VICTORIA HILL SUBDIVISION AS SHOWN BY MAP ON FILE IN BOOK 7 OF MAPS, AT PAGE 47, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA, WITH A BEARING OF NORTH $0^{\circ}50'00''$ WEST. THE POINT OF COMMENCEMENT BEING AN ANGLE POINT IN THE CENTERLINE OF VICTORIA AVENUE AS SHOWN ON SAID VICTORIA HILL SUBDIVISION;

THENCE SOUTH $51^{\circ}13'46''$ EAST, ALONG THE CENTERLINE OF VICTORIA AVENUE, A DISTANCE OF 150.00 FEET;

THENCE NORTH $38^{\circ}46'14''$ EAST, A DISTANCE OF 30.00 FEET TO THE POINT OF BEGINNING;

THENCE SOUTH $51^{\circ}13'46''$ EAST, ALONG VICTORIA AVENUE, A DISTANCE OF 322.33 FEET TO THE BEGINNING OF A TANGENT CURVE, CONCAVE TO THE SOUTHWEST AND HAVING A RADIUS OF 349.57 FEET;

THENCE SOUTHEASTERLY, ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF $24^{\circ}12'05''$, A DISTANCE OF 147.66 FEET TO THE CENTERLINE OF HEREINABOVE MENTIONED ARROYO DRIVE (VACATED);

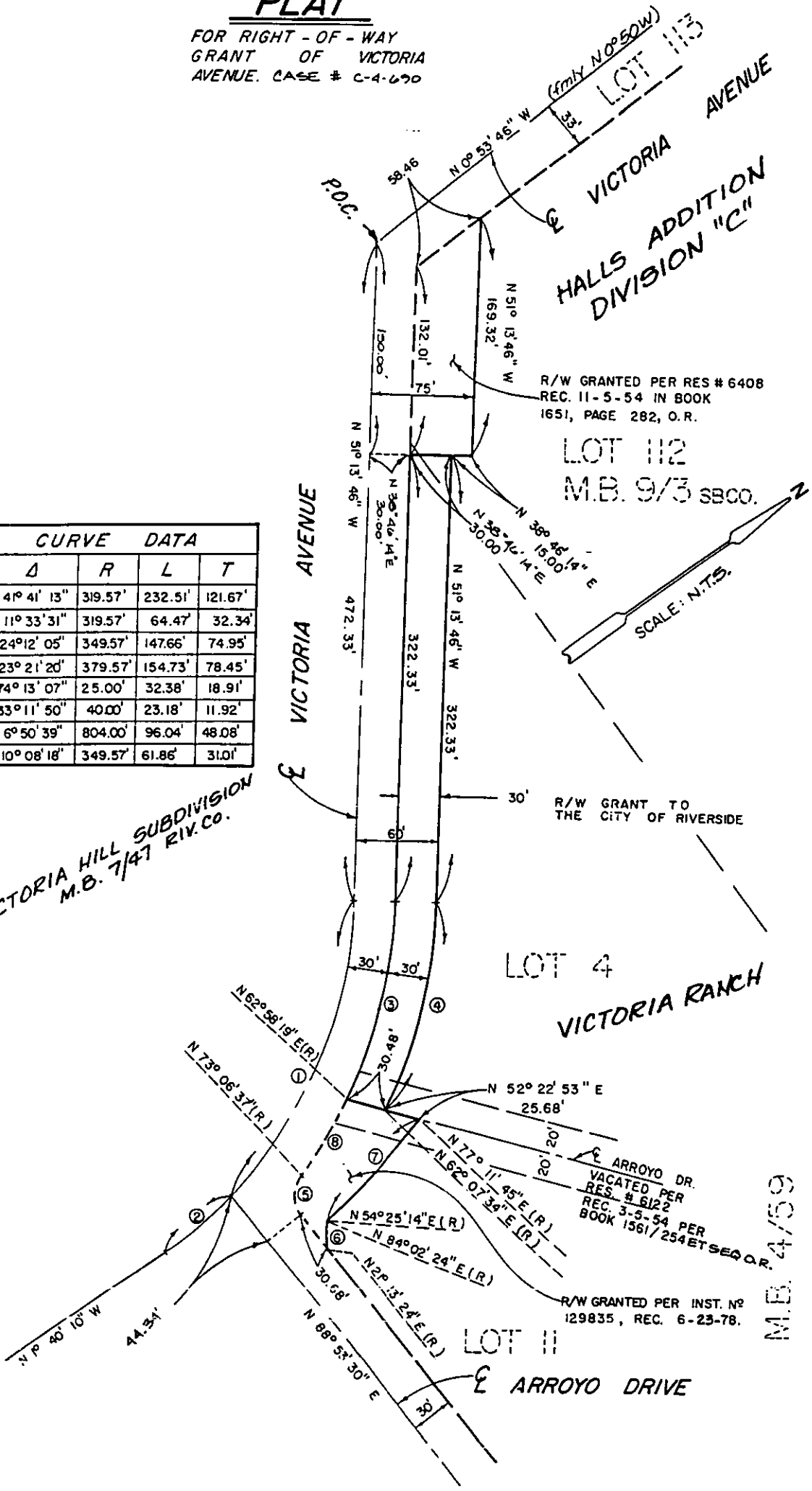
THENCE NORTH $52^{\circ}22'53''$ EAST, ALONG THE CENTERLINE OF SAID ARROYO DRIVE, A DISTANCE OF 30.48 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, CONCAVE TO THE SOUTHWEST AND HAVING A RADIUS OF 379.57 FEET AND TO WHICH A RADIAL BEARS NORTH $62^{\circ}07'34''$ EAST. SAID CURVE IS CONCENTRIC WITH AND 60.00 FEET SOUTHEASTERLY OF, AT A RADIAL FROM THE CENTERLINE OF SAID

PLAT

FOR RIGHT-OF-WAY
GRANT OF VICTORIA
AVENUE. CASE # C-4-690

CURVE DATA				
Nº	Δ	R	L	T
①	4° 41' 13"	319.57'	232.51'	121.67'
②	11° 33' 31"	319.57'	64.47'	32.34'
③	24° 12' 05"	349.57'	147.66'	74.95'
④	23° 21' 20"	379.57'	154.73'	78.45'
⑤	74° 13' 07"	25.00'	32.38'	18.91'
⑥	33° 11' 50"	40.00'	23.18'	11.92'
⑦	6° 50' 39"	804.00'	96.04'	48.08'
⑧	10° 08' 18"	349.57'	61.86'	31.01'

VICTORIA HILL SUBDIVISION
M.B. 7/47 RIV.CO.



R/W GRANTED PER RES # 6408
REC. 11-5-54 IN BOOK
1651, PAGE 282, O.R.

LOT 112
M.B. 9/3 SBCCO.

R/W GRANT TO
THE CITY OF RIVERSIDE

ARROYO DR.
VACATED PER
RES. # 6122
REC. 3-5-54 PER
BOOK 1561/254 ET SEQ. O.R.

R/W GRANTED PER INST. Nº
129835, REC. 6-23-78.

• CITY OF RIVERSIDE, CALIFORNIA •

THIS PLAT IS SOLELY AN AID IN LOCATING THE PARCEL(S) DESCRIBED IN THE ATTACHED DOCUMENT. IT IS NOT A PART OF THE WRITTEN DESCRIPTION THEREIN.	SHEET 1 OF 1	3/18 4/95
SCALE: 1" = N.T.S.	DRAWN BY A.S. DATE 8/22/91	SUBJECT VICTORIA CLUB - C-4-690